

“APPENDIX- IV-A”

[See proviso to rule 9(1)]

SALE NOTICE FOR SALE OF IMMOVABLE PROPERTY

E-Auction Sale Notice for Sale of Immovable Assets under the Securitization and Reconstruction of Financial Assets and Enforcement of Security Interest Act, 2002 read with proviso to Rule 9(1) of the Security Interest (Enforcement) Rules, 2002 (54 of 2002).

Notice is hereby given to the public in general and in particular to the Borrower, Co-Borrower (s), Guarantor (s) and Mortgagor (s) that the below described immovable property mortgaged to the Secured Creditor, the physical possession of which has been taken by the Authorized Officer of Aditya Birla Finance Limited, the mortgage property will be sold through E-Auction on **“As is where is”, “As is what is”, and “Whatever there is”** basis on 30.07.2024 **for recovery of Rs. 1,40,79,110.41 (Rupees One Crore Forty Lakhs Seventy-Nine Thousand One Hundred Ten and paise Forty-One Only)** *(This amount is exclusive of TDS Calculation and Pre-Payment Charges, as applicable)* **as on 10.06.2021** and further interest and other expenses thereon till the date of realization due to the Secured Creditor from **Borrowers/Co-Borrowers/ Mortgagors/ Guarantors namely Alexis Business Solution Private Limited, Mr. Harishchandra Singh, Ms. Sarita Singh and Mr. Haribansh Singh.** The reserve price will be **Rs.61,50,000/- (Rupees Sixty-One Lakhs Fifty Thousand Only)** and the earnest money deposit will be **Rs. 6,15,000/- (Rupees Six Lakhs Fifteen Thousand Only).**

Short description of the immovable properties:

FLAT NO- 401, BUILDING NUMBER- 17C, 4TH FLOOR, NEW DINDOSHI PARIJAT CHSL, NEW MHADA COLONY, OFF. FILM CITY, CTS NO. 827E OF VILLAGE MALAD (EAST), GOREGAON EAST, MUMBAI-400097.

For detailed terms and conditions of the sale, please refer to the link provided in Secured Creditor’s website i.e. <https://mortgagefinance.adityabirlacapital.com/Pages/Individual/Properties-for-Auction-under-SARFAESI-Act.aspx> or <https://sarfaesi.auctiontiger.net>

Date: 10.07.2024

Place: Mumbai

Sd/-

Authorised Officer

For **Aditya Birla Finance Limited**